

041.A

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0004.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

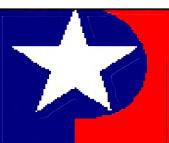
562,500 / 562,500

USE VALUE:

562,500 / 562,500

ASSESSED:

562,500 / 562,500



PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
43		PARK ST, ARLINGTON

OWNERSHIP

Unit #: 43

Owner 1: PERNAK RICHARD &	
Owner 2: WEI HSINHAN	
Owner 3:	

Street 1: 43 PARK STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: LAFLEUR FRANCIS C & LINA MARIA -

Owner 2: -

Street 1: 43 PARK STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo TnHs. Building built about 1890, having primarily Clapboard Exterior and 1667 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 5 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH								
Type: 8	- Condo TnHs.			Full Bath: 1	Rating: Good			Building Number 1.												
Sty Ht: 2A	- 2 Sty +Attic			A Bath: 1	Rating:															
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating: Very Good															
Foundation: 3	- BrickorStone			A 3QBth: 1	Rating:															
Frame: 1	- Wood			1/2 Bath: 1	Rating: Good															
Prime Wall: 2	- Clapboard			A HBth: 1	Rating:															
Sec Wall: 1	%			OthrFix: 1	Rating:															
Roof Struct: 1	- Gable			OTHER FEATURES																
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Good			1st Res Grid Desc: Line 1 # Units: 1												
Color: WHITE				A Kits: 1	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
View / Desir: N	- NONE			Frl: 1	Rating:			Other												
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper												
Grade: C	- Average			CONDOR INFORMATION				Lvl 2												
Year Blt: 1890	Eff Yr Blt:			Location: 1				Lvl 1												
Alt LUC:	Alt %:			Total Units: 1				Lower												
Jurisdict: G17	Fact: .			Floor: 1 - 1st Floor				Totals												
Const Mod:				% Own: 14.286000252				RMs: 5	BRs: 3	Baths: 1	HB: 1									
Lump Sum Adj:				Name: 12 - 6024				REMODELING				RES BREAKDOWN								
INTERIOR INFORMATION				DEPRECIATION				Exterior:				No Unit	RMS	BRs	FL					
Avg Ht/FL: STD				Phys Cond: GD - Good	24.	%	Functional:	1	5	3	0									
Prim Int Wall: 2	- Plaster			Economic:	%	%	Additions:													
Sec Int Wall: 1	%			Special:	%	%	Kitchen:													
Partition: T	- Typical			Override:	%	%	Baths:													
Prim Floors: 3	- Hardwood			Total: 24.5 %			Plumbing:													
Sec Floors: 1	%			CALC SUMMARY				Electric:												
Bsmnt Flr:				Basic \$ / SQ: 245.00				Heating:												
Subfloor:				Size Adj.: 0.85992801				General:												
Bsmnt Gar:				Const Adj.: 1.00999999				Totals												
Electric: 3	- Typical			Adj \$ / SQ: 212.789				1	5	3										
Insulation: 2	- Typical			Other Features: 48000																
Int vs Ext: S				Grade Factor: 1.00																
Heat Fuel: 1	- Oil			NBHD Inf: 1.85000002																
Heat Type: 3	- Forced H/W			NBHD Mod:																
# Heat Sys: 1				LUC Factor: 1.00																
% Heated: 100	%			Adj Total: 745031																
Solar HW: NO	Central Vac: NO			Depreciation: 182533																
% Com Wall	%			Depreciated Total: 562499																
MOBILE HOME				Make:				Serial #:				Year:	Color:							
SPEC FEATURES/YARD ITEMS				PARCEL ID 041.A-0001-0004.0																
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value			
More: N	Total Yard Items:				Total Special Features:									Total:						